Karen Johnson Davidson County
Batch# 678496 DEEDWARR
07/16/2021 01:28:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20210716-0095904

Commitment Number: 210192558, 210192594
Seller's Loan Number: AMTN2159, AMTN2131

After Recording Return To:
ServiceLink, LLC
1400 Cherrington Parkway
Moon Township, PA 15108

This instrument prepared by:
Jay A. Rosenberg, Esq., Member Tennessee Bar, Rosenberg LPA, Attorneys At Law, 9078 Union Centre Blvd., Suite 350, West Chester, Ohio 45069 (513) 247-9605 Fax: (866) 611-0170.

New Property Owner/Mail Tax Statements To:
Midway Exchange Borrower 13, LLC, 3505 Koger Blvd., Suite 400, Duluth, GA 30096

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
SEE EXHIBIT A

GENERAL WARRANTY DEED

HOME SFR Borrower III, LLC, a Delaware Limited Liability Company, whose mailing address is **3505 Koger Blvd., Suite 400, Duluth, GA 30096**, hereinafter grantor, for $50.00 (Fifty Dollars and Zero Cents) in consideration paid, grants, with general warranty covenants to **Midway Exchange Borrower 13, LLC**, hereinafter grantee, whose tax mailing address is **3505 Koger Blvd., Suite 400, Duluth, GA 30096**, the following real property:

SEE EXHIBIT A
Property Address is: SEE EXHIBIT A

DERIVATION CLAUSE

The instrument constituting the Grantor's source of title in the property described herein was a Deed recorded at Book _____, Page _____ in the Register's Office of Davidson County, Tennessee. Inst# 20170809-0081640 and Inst# 20170809-0081611

Parcel ID: SEE EXHIBIT A

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to general warranty covenants, the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Executed by the undersigned on 18 May, 2021:

HOME SFR Borrower III, LLC, a Delaware Limited Liability Company

By: _____

Name: RANDALL MASON

Its: Vice President

STATE OF TEXAS
COUNTY OF BRAZOS
The foregoing instrument was acknowledged before me on 18 May, 2021 by Randall Mason its Vice President on behalf of **HOME SFR Borrower III, LLC, a Delaware Limited Liability Company** who is personally known to me or has produced Drivers License as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

_____
Notary Public

KYLE BRYANT
Notary ID #131961313
My Commission Expires
April 4, 2023

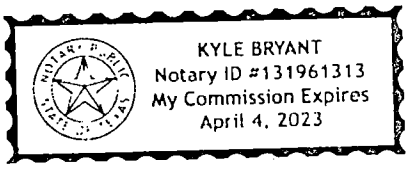
Maximum principal indebtedness for Tennessee recording tax purposes is _____.
(On amendments or modifications, enter ONLY the amount of INCREASE, if any.)

State of Texas
County of Brazos

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $0.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 18th day of May 2021.



(Seal)

Affiant

Randall Mason
Print Name

Notary Public

My commission expires:

4 Apr 2023

Kyle Bryant
Print Name

EXHIBIT-A

LOT 65, PHASE 3, BROOKVIEW SUBDIVISION, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 20050928-0116190, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.
TAX PARCEL ID/APN: 059 04 OA 052.00
COMMONLY KNOWN AS: 2814 CREEKBEND DR., NASHVILLE, TN 37207

LOT 55, PHASE 3 BROOKVIEW SUBDIVISION, AS SHOWN IN INSTRUMENT NUMBER 20050928-0116150, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

COMMONLY KNOWN AS: 3004 EWINGDALE DR., NASHVILLE, TN 37207
TAX PARCEL ID/APN: 059 04 0A 062.00

True Copy Certification

I, Heidi Jones, do hereby make oath that I am a licensed attorney, and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Heidi Jones

Signature

State of Pennsylvania
County of Allegheny

Personally appeared before me, Karen Rose Hall a notary public for this county and state, Heidi Jones who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Karen Rose Hall

Notary's Signature

My Commission Expires:

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Karen Rose Hall, Notary Public
Center Twp., Beaver County
My Commission Expires Aug. 21, 2020
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

Notary Seal